

MINUTES

City of Franklin Plan Commission Meeting

March 8, 2007
Approved March 22, 2007

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CALL TO ORDER

MINUTES

Regular Meeting
Thursday, February 22, 2007

PUBLIC HEARINGS and BUSINESS ITEMS

Branko Djurica (Branko's Limousine Service,

1. **(Public Hearing)** For a Special Use to allow a limousine business in a portion of an existing 9,600 square foot building.
2. **(Special Use)** To allow a limousine business in a portion of an existing 9,600 square foot building.

Embree Asset Group, Inc. (Goodyear)

1. **(Public Hearing)** For a Special Use to allow a retail tire sales, installation and auto service facility.
2. **(Special Use)** To allow a retail tire sales, installation and auto service facility.

Franklin Ventures LLC (Villas of Monticello Condominiums) (44 units)

1. **(Special Use Amendment)** To amend Special Use No. 2005-5969 to allow for a modification to building H from a ranch style duplex condominium to a two-story duplex condominium to provide for a desired driveway configuration and to create more green space and landscaping between buildings G and H.
2. **(Condominium Plat Amendment)** To allow Condominium Plat Addendum #3 to change building H from a ranch style duplex condominium to a two-story duplex condominium.

Barry L. and Jeanne L. Meyer

(Land Combination) To allow the combination of two existing parcels of land.

Jeffrey L. Scherbert

(Certified Survey Map) To allow for a division of land for 2-lots.

- I. Mayor Taylor called the March 08, 2007, regular Plan Commission meeting to order at 7:00 PM in the Council Chambers at the Franklin City Hall, 9229 West Loomis Road, Franklin, Wisconsin. Present were Alderman Skowronski and Commissioners Torres, Ritter, Haley and Bennett. Commissioner Hanneman was excused. Also present were Planning Manager Dietl, Senior Planner Booth and City Attorney Wesolowski.
- II. Alderman Skowronski moved and Commissioner Ritter seconded approval of the February 22, 2007, Plan Commission minutes. Upon voice vote, all voted 'aye.' Motion carried.
- III.
 - A. 1. Senior Planner Booth read the Official Notice of the Public Hearing into the record. The Public Hearing was opened at 7:05 PM. No one coming forward to speak the Public Hearing was closed at 7:05 PM.
2. Alderman Skowronski moved and Commissioner Torres seconded to recommend a resolution imposing conditions and restrictions for the approval of a Special Use for property located at approximately 9610 South 60th Street (Branko's Limousine Service). Upon voice vote, all voted 'aye.' Motion carried.
 - B. 1. Senior Planner Booth read the Official Notice of the Public Hearing into the record. The Public Hearing was opened at 7:18 PM. After two citizens spoke, with no one else coming forward, the Public Hearing was closed at 7:21 PM.
2. Commissioner Bennett moved and Commissioner Ritter seconded to recommend a resolution imposing conditions and restrictions for the approval of a Special Use for property located at approximately 2930 West Rawson Avenue (Embree Asset Group, Inc.), subject to the applicant extending the sidewalk on the south side of the building approximately two (2) feet to create an area in which foundation plantings can be added. Upon voice vote, all voted 'aye.' Motion carried.
 - C. 1. Alderman Skowronski moved and Commissioner Ritter seconded to recommend an amendment to Resolution No. 2005-5969 imposing conditions and restrictions for the approval of a Special Use for property located at approximately West Jefferson Terrace and South Shadwell Circle (Franklin Ventures LLC). Upon voice vote, all voted 'aye.' Motion carried.
2. Commissioner Ritter moved and Commissioner Haley seconded to recommend a resolution conditionally approving the Third Addendum to the Villas at Monticello Condominium Plat, being a division of a part of the Northeast 1/4 of Section 18, Township 5 North, Range 21 East, in the City of Franklin, Milwaukee County, Wisconsin (Franklin Ventures LLC, Applicant) (Approximately West Jefferson Terrace and South Shadwell Circle). Upon voice vote, all voted 'aye.' Motion carried.
 - D. Alderman Skowronski moved and Commissioner Ritter seconded to recommend a resolution conditionally approving a combination of land of a part of the Southwest 1/4 of Section 35, Town 5 North, Range 21 East, in the City of Franklin, Milwaukee County, Wisconsin (Barry and Jeanne Meyer, Applicant) (Approximately 5604 West South County Line Road). Upon voice vote, all voted 'aye.' Motion carried.
 - E. Alderman Skowronski moved and Commissioner Torres seconded to recommend a resolution conditionally approving a Certified Survey Map in the Southwest 1/4 of Section 24, Township 5 North, Range 21 East, in the City of Franklin, Milwaukee County, Wisconsin (Approximately 3129 West Central Avenue) (Jeffrey L. Scherbert, Applicant). Upon voice vote, all voted 'aye.' Motion carried.

Young Men's Christian Association of Metropolitan Milwaukee (South Suburban YMCA)
(Certified Survey Map) To allow for a division of land for 2 lots.

Gus Koutromanos (Pantheon Restaurant)
(Concept Review) A proposed expansion to the existing restaurant of approximately 3,028 square feet to bring the total building size to approximately 6,317 square feet and a parking lot expansion to the south for 56 new parking spaces, for a total of 87 parking spaces.

Next Regular Meeting scheduled for
Thursday, March 22, 2007

ADJOURNMENT

- F.** Alderman Skowronski moved and Commissioner Bennett seconded to recommend a resolution conditionally approving a 2 lot Certified Survey Map, being a division of a part of the Northeast 1/4 of Section 12, Township 5 North, Range 21 East, in the City of Franklin, Milwaukee County, Wisconsin (The Young Men's Christian Association of Metropolitan Milwaukee, Applicant) (Approximately 7333 South 27th Street). Commissioner Ritter abstained. Upon voice vote, all others voted 'aye.' Motion carried.
- G.** No action needed; none taken.
- H.** No action needed; none taken.
- IV.** Commissioner Ritter moved and Commissioner Haley seconded to adjourn the March 08, 2007, regular Plan Commission meeting. Upon voice vote, all voted 'aye.' Motion carried. The meeting adjourned at 8:15 PM